



# Westmorland and Furness Design Code Compliance Checklist: Brownfield Homes Large (10 or more homes)

## Brownfield Homes Large (10 or more homes)

Question	Answer
<b>Context</b>	
How has the proposal's design been informed by established characteristics and qualities of the surrounding environment? (Code BHL 1.1)	
How does the proposal reflect local distinctiveness and complement/enhance the existing built and natural environment? (Code BHL 1.1)	
What are the constraints and opportunities of the site, and how has the design addressed these? (Code BHL 1.2)	
How has your design considered the site's drainage, and the location(s) of existing water and wastewater assets? (Code BHL 1.2)	
Which landscape, ecological, cultural, and historic sites and designations does the proposal fall within or affect the setting of? (Code BHL 1.3)	
How does the proposal respond to and make a positive contribution to the existing historic landscape and cultural and townscape context? (Code BHL 1.4)	
How does the proposal minimise impacts on heritage assets and avoid harm to their significance? (Code BHL 1.4)	
<b>Climate</b>	
Which sustainable construction methods and materials are proposed? (Code BHL 2.1)	
Are there any flood risks on the site? If so, how does the proposal respond to these flood risks? (Code BHL 2.2)	
How does the proposal contribute towards a reduction in flood risk elsewhere, and the potential impacts of flooding elsewhere? (Code BHL 2.2)	

Question	Answer
How does the proposal integrate Sustainable Drainage Systems of an appropriate form and scale? What are the SuDS components? (Code BHL 2.3)	
How does the proposed design reduce the urban heat island effect, manage stormwater effectively, and enhance the natural environment? (Code BHL 2.4)	
How are building form and layout optimised to maximise daylight and passive solar gains for internal spaces? (Code BHL 2.5)	
<b>Nature</b>	
How has the proposal adopted a landscape first approach to green and blue infrastructure? For example, by retaining and improving existing green and blue infrastructure improving accessibility to the green and blue infrastructure network, or creating new green or blue infrastructure. (Code BHL 3.1)	
How has the proposal integrated new and existing Green and Blue Infrastructure on the site with the wider Green and Blue Infrastructure network in the surroundings of the site? (Code BHL 3.1)	
List the different types of interlinked Green and Blue Infrastructure that have been included so that the network is multifunctional (Code BHL 3.1)	
How does the proposal's habitat creation and enhancement sustain and complement priority habitats and protected sites in the wider landscape? (Code BHL 3.1)	
How has the proposal ensured the delivery of good quality open space? (Code BHL 3.2)	
How has the proposal enhanced or maintained safe, direct and inclusive access to nature? (Code BHL 3.3)	
How has the proposal identified and considered priority habitats	

Question	Answer
and species, designated sites, protected species and irreplaceable habitats within the site and its immediate surroundings? (Code BHL 3.4)	
Have ecological surveys been undertaken to support the proposals? If so, do the surveys identify and consider the following within the site and immediate surroundings: designated sites, protected / priority species, irreplaceable / priority habitats, watercourses / waterbodies, and invasive species? (Code BHL 3.4)	
How does the proposal conserve, enhance and protect via mitigation priority habitats and species, designated sites, protected species and irreplaceable habitats within the site? What compensation measures are proposed for these where adequate conservation and mitigation cannot be achieved (Code BHL 3.4)	
How have the proposals taken the Local Nature Recovery Strategy into consideration? (Code BHL 3.4)	
What percentage of the proposed new homes include bat, bird, swift, hedgehog, insect habitat enhancement features and how have these features been appropriately placed? Has a plan showing their location been included? (Code BHL 3.4)	
How does the proposal include habitats appropriate to local context and ensure they reflect the natural character and biodiversity priorities of the area? (Code BHL 3.5)	
How does the proposal design create or enhance habitats as part of a coherent ecological network? (Code BHL 3.5)	
How will the proposal retain and protect existing hedgerows and trees, or replace those that must be removed and include a variety	

Question	Answer
of native species in new planting? (Code BHL 3.6)	
What percentage of each type of existing habitats has been retained and lost? (Code BHL 3.6)	
What percentage of proposed new planting utilises native species of local provenance? (Code BHL 3.6)	
Do the proposals avoid the planting of Invasive Non-Native Species and Species of Special Concern? (Code BHL 3.6)	
<b>Movement</b>	
How does the proposal prioritise sustainable healthy modes of travel, cater to all users, ensure a permeable and well connected street network with direct routes for pedestrians, and create green corridors? (Code BHL 4.2)	
How do the proposed public spaces respond to the context of the place in a positive manner in terms of landscaping, material choices and durability? (Code BHL 4.4)	
In what ways are the proposed public spaces inclusive, attractive, adaptable and encourage community interaction and social cohesion? (Code BHL 4.5)	
In what way(s) is the proposed public realm lighting designed to ensure safety, visibility and inclusiveness for all users? (Code BHL 4.6)	
What sources of light pollution have been identified and how does the proposed lighting preserve dark skies and minimise/avoid light pollution and impacts on biodiversity? (Code BHL 4.6 & BHL 4.7)	
How does proposed external lighting accord with the <a href="#">Cumbria Good Lighting Technical Advice Note</a> ? (Code BHL 4.7)	
How has car parking provision been integrated into the design of attractive, distinctive and well-	

Question	Answer
functioning places? (Code BHL 4.8)	
<b>Built Form</b>	
How does the design of the proposal make a positive response to the urban grain of the surroundings or settlement by respecting its character? (Code BHL 5.1)	
How does the proposal respond positively to the uniform or varied character of the existing building line and building heights, and reinforce existing plot widths in the surrounding context? (Code BHL 5.2 and 5.3)	
How does the proposal ensure that public and communal spaces, buildings, streets and paths are directly overlooked through natural surveillance? (Code BHL 5.7)	
Has consultation with Cumbria Police Designing Out Crime Officer been undertaken where appropriate, and have any recommendations been addressed? (Code BHL 5.7)	
Which proposed new physical boundary treatments or landscaping elements ensure there is clear and obvious demarcation between public and private spaces? (Code BHL 5.7)	
<b>Identity</b>	
How has the analysis of the site and its context informed the design of the proposal? (Code BHL 6.1)	
What percentage of existing dry stone walls or native hedges does the proposal retain? Which appropriate new boundary features does the proposal include? (Code BHL 6.2)	
Which important vistas, viewpoints and sightlines does the proposal incorporate, create and enhance? (Code BHL 6.3)	

Question	Answer
How does the proposal respect the context and prevailing scale of existing traditional buildings? (Code BHL 6.5)	
If the proposal impacts a conservation area or historic settlement core, in what ways does the design reflect the local tradition and respond to the historic spatial character? (Code BHL 6.6)	
How have the colours and textures of materials been used in the proposal to be harmonious with local character, townscape and landscape? (Code BHL 6.7)	
Which building materials are proposed for buildings and structures, and how do they positively respond to the site and its context? (Code BHL 6.7)	